

JAN 2 9 57 AM '76

BOOK 1357 PAGE 161

First Mortgage on Real Estate

DONNIE S. TANKERSLEY  
R.M.C.  
MORTGAGE

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }

TO ALL WHOM THESE PRESENTS MAY CONCERN: Threatt-Maxwell Enterprises,

Inc. (hereinafter referred to as Mortgagor) SEND(S) GREETING:

WHEREAS, the Mortgagor is well and truly indebted unto FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION, GREENVILLE, S. C., (hereinafter referred to as Mortgagee) in the sum of Nineteen Thousand and NO/100----- DOLLARS

(\$ 19,000.00 ), as evidenced by the Mortgagor's note of even date, bearing interest as stated in said note, and payable as therein stated or as modified by mutual agreement, in writing, the final maturity of which is three years after the date hereof, unless extended by mutual consent, the terms of said note and any agreement modifying it are incorporated herein by reference; and

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced or readvanced to or for the Mortgagor's account, including advances made by the Mortgagee on other or no security:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns.

All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lots 393 and 394, Del Norte Estates, Section V, according to plat made by Piedmont Engineers and Architects, 5/23/72 and recorded in the RMC Office for Greenville County in Plat Book 4R at Page 17. A reference is hereby made to said plat for a more complete description.

ALSO, all those pieces, parcels of lots of land in Greenville County, State of South Carolina being shown and designated as Lots 469 and 470 according to plat entitled "Addition to Section III, Del Norte Estates" made by Piedmont Engineers & Architects, 6/1/72 and recorded in the RMC Office for Greenville County in Plat Book 4R at Page 16. A reference is hereby made to said plat for a more complete description.

ALSO, all those pieces, parcels or lots of land in Greenville County, State of South Carolina being shown and designated as Lots 15, 16 and 40 on plat of Edwards Forest, Section III, made by Dalton & Neves, Engineers, April, 1965 and recorded in the RMC Office for Greenville County in Plat Book BBB at Page 149. A reference is hereby made to said plat for a more complete description.

ALSO, all that piece, parcel or lot of land in Greenville County, State of South Carolina being shown and designated as Lot 1, Rosewood Acres, according to a plat made by Terry T. Dill, April, 1960, and recorded in the RMC Office for Greenville County in Plat Book MM at Page 154. A reference is hereby made to said plat for a more complete description.

Mortgagee agrees to release the above lots as follows: (1) any lot in Del Norte for the sum of \$5,000.00; (2) Any lot in Edwards Forest, Section II for the sum of \$6,200.00; (3) lot in Rosewood Acres for the sum of \$4,550.00.

Together with all and singular the rights, members, hereditaments, and appurtenances to the same belonging or in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures and any other equipment or fixtures now or hereafter attached, connected, or fitted thereto in any manner; it being the intention of the parties hereto that all such fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

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